089.0	0001	0022.A	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	791,400 / 791,400
					USE VALUE:	791,400 / 791,400
					ASSESSED:	791,400 / 791,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
33		PINE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	RASMUSSEN HELEN M
Owner 2:	PILLEMER STEPHEN J J
Owner 3:	
Street 1:	33R PINE STREET
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	PILLEMER STEPHEN J J -
Owner 2:	-
Street 1:	33R PINE ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .98 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1850, having primarily Clapboard Exterior and 1403 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	42708.000	257,000		534,400	791,400
Total Card	0.980	257,000		534,400	791,400
Total Parcel	0.980	257,000		534,400	791,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 564.28 /Parcel: 564.28

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 56165

GIS Ref

GIS Ref

Insp Date 11/09/18

!7194!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 089.0-0001-0022.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	257,000	0	42,708.	534,400	791,400		Year end	12/23/2021
2021	101	FV	249,400	0	42,708.	534,400	783,800		Year End Roll	12/10/2020
2020	101	FV	249,400	0	42,708.	534,400	783,800	783,800	Year End Roll	12/18/2019
2019	101	FV	208,800	0	42,708.	542,000	750,800	750,800	Year End Roll	1/3/2019
2018	101	FV	208,800	0	42,708.	404,600	613,400	613,400	Year End Roll	12/20/2017
2017	101	FV	208,800	0	42,708.	366,400	575,200	575,200	Year End Roll	1/3/2017
2016	101	FV	208,800	0	42,708.	351,200	560,000	560,000	Year End	1/4/2016
2015	101	FV	197,400	0	42,708.	297,700	495,100	495,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	05:10:41

LAST REV

Date	Time
07/17/19	10:43:10
apro	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT. 7194

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PILLEMER STEPHE	55058-343		7/28/2010	Convenience	1	No	No		
	13750-67		7/1/1979		56,500	No	No		Y

USER DEFINED

Prior Id # 1:	56165
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
2/26/1993	46		26,000					3X14 ADD & 14X17 W

ACTIVITY INFORMATION

Date	Result	By	Name
12/13/2018	Info By Phon	DGM	D Mann
11/9/2018	MEAS&NOTICE	CC	Chris C
3/25/2009	Meas/Inspect	163	PATRIOT
4/12/2001	Inspected	PM	Peter M
10/26/2000	Hearing Chag	153	PATRIOT
5/26/2000	Missed Appt.	263	PATRIOT
1/20/2000	Measured	163	PATRIOT
12/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		42708		Sq. Ft.	Site		0	70.	0.18	5			Access	-45	Ledge	-35			534,384						534,400	

Total AC/HA:	0.98044	Total SF/SM:	42708	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	534,384	Spl Credit		Total:	534,400

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	2 - Clapboard		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GRAY		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1850	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	2	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:	1	Rating:	Average

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	31	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.35000002
Const Adj.:	0.99989998
Adj $ / SQ:	175.482
Other Features:	80500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	372400
Depreciation:	115444
Depreciated Total:	256956

COMMENTS

REAR HOUSE.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	3	Baths:	2	HB	

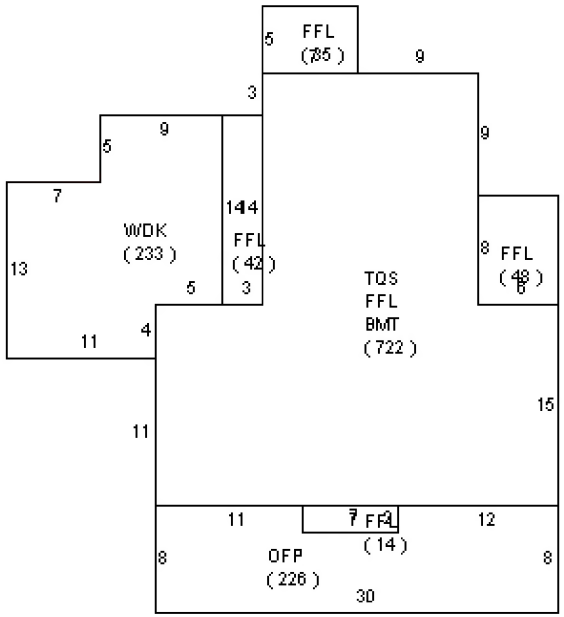
REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	6	3	
Totals			
1	6	3	

SKETCH



COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	175.48
Special Features:	0	Val/Su Net:	99.46
Final Total:	257000	Val/Su SzAd	183.24

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	861	175.480	151,090
BMT	Basement	722	52.640	38,010
TQS	3/4 Story	542	175.480	95,024
WDK	Deck	233	10.290	2,398
OFP	Open Porch	226	23.800	5,378

Net Sketched Area:	2,584	Total:	291,900
Size Ad	1402.5	Gross Area	2764	FinArea	1403
---	---	---	---	---	---

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

089.0-0001-0022.A

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	

IMAGE

AssessPro Patriot Properties, Inc